

Subj: **Fwd: participation agreement**
 Date: 9/21/2004 9:07:25 AM Central Daylight Time
 From: RICROBSPT
 To: TRICOM1RON

 Forwarded Message:

Subj: **RE: participation agreement**
 Date: 9/19/2004 11:51:05 AM Central Daylight Time
 From: bfisher8@airmail.net
 To: abdulkarriem@hotmail.com
 CC: ricrobspt@aol.com
Sent from the Internet (Details)

Subject to you guys getting an entity formed with participants that do not cause a conflict of interest, I have offered to provide you access to low cost SF lots in the development including but not limited to the out right donation to the non profit of a minimum of 5 developed lots. In addition, the CDC will participate in at least 15% of any developer fees and 15% ownership in any portion of the Laureland development property that is later used for retail or commercial on the frontage road to the development, Camp Wisdom. You have agreed to identify, recruit and empower minority Dallas based sub contractors and suppliers to participate in the construction of the town homes and the SF lots. You have agreed to actively support the development activities including support for the affordable housing portion of the development. Without your successful support for the development, any agreement we have on laureland is of no force nor effect.

The final zoning hearing is the 22nd of September. We need to see your support at the council meeting. There are upcoming meetings in October to approve the tax credits that you will also be required to attend. As soon as I get and entity from you I will reduce the agreement to a contract around the items in this e-mail.

Thanks,

Bill

From: Abdul Karriem [mailto:abdulkarriem@hotmail.com]
Sent: Sunday, September 19, 2004 11:29 AM
To: bfisher8@airmail.net
Subject: RE: participation agreement

Thanks Bill Rick and Ron should be working on a JV, I'll follow up,

>From: "Bill Fisher" <bfisher8@airmail.net>
 >To: <ricrobspt@aol.com>
 >CC: "'Abdul Karriem'" <abdulkarriem@hotmail.com>
 >Subject: participation agreement
 >Date: Fri, 17 Sep 2004 19:54:13 -0500
 >

>Have you organized the entity to work on the development projects outside of
 >the CHDO?? When we met last you were going to get something finalized and
 >let me know the name of the development company. I want to make sure our
 >understanding on the lot development and the possible participation working
 >as/or facilitating a sub contractor etc. is written down and clearly
 >understood among the parties. Remember we must avoid even an appearance of a
 >conflict.
 >

>Your groups responsibility will include insuring there is full access and
 >active participation by Dallas based companies and dallas based HUB
 >contractors in these developments. I told Karriem I will provided the CDC
 >with a few lots for cost to get some SF working under the CDC's umbrella. I
 >know you are most comfortable with a written agreement and so am I. Call or
 >e-mail me this weekend.

**GOVERNMENT
EXHIBIT**

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